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SOUTH BOSTON

POPULATION & HOUSING PROFILE

U.S. CENSUS STF1, 1990

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with the assistance of:
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Boston Redevelopment Authority
Policy Development & Research Department

Assisted by State Data Center
Massachusetts Institute for
Social and Economic Research
University of Massachusetts/Amherst

November 1, 1991

City of Boston
Raymond L. Flynn, Mayor

Boston Redevelopment Authority
Stephen Coyle, Director

Gregory W. Perkins, Acting Assistant Director
Policy Development & Research

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STF1 Explanatory Note

The 1990 U.S. Census has released STF1 (Summary Tape File 1) data taken from short census forms collected from all persons and housing units on April 1, 1990 (the so-called 100-Percent Component). These data cover:

Population	Housing
Race	Vacancy characteristics
Hispanic origin	Tenure (owned or rented)
Age	Group quarters
Sex	Value of home/Monthly rent
Marital Status	Number of units in structure
Household relationship	Number of rooms in unit

These data do not include items from the Sample Component, the long forms completed by one household in 6, which are targetted for release in 1992 as STF3. STF3 data items cover many additional aspects, including income, education, occupation, ancestry, migration, as well as more detailed housing unit characteristics including condominium status.

The BRA Research Dept. has tallied the STF1 findings by 1990 Census block groups into Boston's 16 planning districts. The State Data Center, Mass. Inst. for Social and Economic Research (MISER), UMass/Amherst printed the accompanying eight page profiles of each planning district.

Tallies may vary by up to 0.2 percent, or 2 in 1,000 from final counts because some planning district divisions straddle individual census block groups. In these instances, the tallies were apportioned on the basis of the average of the 100 percent population and housing counts assigned to each portion.

P 1: (3) SOUTH BOSTON PLANNING DISTRICT POPULATION, AREA, DENSITY, 1990

Total Persons:	29,467	Population Percent of City:	5.1
Total Land Area (in Sq. Mi.):	3.13	Land Area Percent of City:	6.4
Population Density (per SqMi):	9,414	Density Ratio to City Average	0.81

Source: 1990 US Census STF1 Counts, BRA Research Dept. data

NB: Numbers may not sum precisely to totals due to estimating and rounding. See text.

P 2: POPULATION BY RACE/HISPANIC ORIG., SHARE OF BOSTON, and CHANGE, 1980 - 1990

(3) SOUTH BOSTON	1980		1990		:	1990 - 1980 Change		:	1990
	Number	Percent	Number	Percent		Number	Percent		Ratio2
Total Population	30,396	100.0%	29,467	100.0%	:	(929)	-3.1%	:	1.00
White1	30,067	98.9	28,372	96.3	:	(1,695)	-5.6	:	1.53
Black	15	0.0	288	1.0	:	273	1820.0	:	0.04
Native Americans	68	0.2	93	0.3	:	25	36.8	:	0.96
Asian + Pac. Islntrs	154	0.5	554	1.9	:	400	259.7	:	0.36
Other Race	92	0.3	161	0.5	:	69	75.0	:	0.09
-----	-----	-----	-----	-----	:	-----	-----	:	-----
Hispanic Origin	160	0.5	439	1.5	:	279	174.4	:	0.14
White	134	0.4	245	0.8	:	111	82.8	:	0.22
Black	0	0.0	21	0.1	:	21	ERR	:	0.04
All other	26	0.1	173	0.6	:	147	565.4	:	0.11
-----	-----	-----	-----	-----	:	-----	-----	:	-----
All Minorities	463	1.5	1,340	4.5	:	877	189.4	:	0.11
White, Non-Hisp.	29,933	98.5	28,127	95.5	:	(1,806)	-6.0	:	1.62
Black, Non-Hisp.	15	0.0	267	0.9	:	252	1680.0	:	0.04

Source: 1990, 1980 US Census STF1 Counts. Tables P6, P10.

1- includes Whites of Hispanic origin

2- this ratio expresses relative concentrations, comparing the planning district to Boston as a whole

P 3: ALL PERSONS: AGE Cohorts, 1980 - 1990

(3) SOUTH BOSTON	1980		1990		:	1990 - 1980 Change		1990 PD/Boston Ratio
	Number	Percent	Number	Percent		Number	Percent	
Total Persons:	30,396	100.0%	29,467	100.0%	:	(929)	-3.1%	:
0- 4 years	1,599	5.3	1,700	5.8	:	101	6.3	:
5-14	3,700	12.2	2,852	9.7	:	(848)	-22.9	:
15-24	5,632	18.5	3,996	13.6	:	(1,636)	-29.0	:
25-34	4,344	14.3	6,528	22.2	:	2,184	50.3	:
35-44	2,790	9.2	4,158	14.1	:	1,368	49.0	:
45-54	3,436	11.3	2,767	9.4	:	(669)	-19.5	:
55-64	3,837	12.6	2,891	9.8	:	(946)	-24.7	:
65-74	2,826	9.3	2,695	9.1	:	(131)	-4.6	:
75-84	1,577	5.2	1,399	4.7	:	(178)	-11.3	:
85 +	655	2.2	482	1.6	:	(173)	-26.4	:

Source: 1990, 1980 US Census STF1 Counts, Tables P6, P11.

1- this ratio expresses relative concentrations, comparing the planning district to Boston as a whole

P 5: POPULATION AGE GROUP OVERVIEW by RACE/ETHNICITY, 1980 and 1990

(3) SOUTH BOSTON

Years and Age	All	White1	Black	Asian	Others2	All : Hispanic	
						2	Origin
1980, Total:	30,396	30,067	0	154	175	:	160
0- 4 years	1,599	1,571	0	14	14	:	17
5-17	5,216	5,147	0	22	47	:	43
18-64	18,523	18,331	0	96	96	:	90
65 +	5,058	5,018	0	22	18	:	10
1990, Total:	29,467	28,372	288	554	254	:	439
0- 4 years	1,700	1,592	29	49	30	:	46
5-17	3,653	3,438	58	117	40	:	49
18-64	19,539	18,799	190	371	179	:	319
65 +	4,576	4,543	11	17	5	:	25
Abs. Change, '90-'80:	(929)	(1,695)	288	400	79	:	279
0- 4 years	101	21	29	35	16	:	29
5-17	(1,563)	(1,709)	58	95	(7)	:	6
18-64	1,016	468	190	275	83	:	229
65 +	(482)	(475)	11	(5)	(13)	:	15
Pct. Change, '90-'80:	-3.1%	-5.6%	N/A	259.7%	45.1%	:	174.4%
0- 4 years	6.3	1.3	N/A	250.0	114.3	:	170.6
5-17	-30.0	-33.2	N/A	431.8	-14.9	:	14.0
18-64	5.5	2.6	N/A	286.5	86.5	:	254.4
65 +	-9.5	-9.5	N/A	-22.7	-72.2	:	150.0

Source: 1990, 1980 US Census STF1 Counts, Tables P6, P10, P11.

1- includes Whites of Hispanic origin

2- includes Native Americans

H 1: HOUSING UNITS by TENURE, 1980 and 1990

SOUTH BOSTON	1980		1990		: 1990-1980 Change		: PD/Boston Ratio1
	Number	Percent	Number	Percent	: Number	Percent	
Total Housing Units:2	14,055	100.0%	14,783	100.0%	: 728	5.2%	: 1.00
Occupied total:	12,626	89.8	13,081	88.5	: 455	3.6	: 0.97
Owner occupied	3,326	23.7	3,958	26.8	: 632	19.0	: 0.95
Renter occupied	9,300	66.2	9,123	61.7	: (177)	-1.9	: 0.98
Vacant total:	1,429	10.2	1,702	11.5	: 273	19.1	: 1.29
For sale only	19	0.1	137	0.9	: 118	621.1	: 1.21
For rent	897	6.4	1039	7.0	: 142	15.8	: 1.32
All other vacant DUs	513	3.6	528	3.6	: 15	2.9	: 1.26

Source: 1990, 1980 US Census STF1 Counts, Tables H1, H2, H3.

1- this ratio expresses relative concentrations, comparing the planning district to Boston as a whole

2- due to US Census variations, numbers may differ by +/- 4 units between tables

H 2: HOUSING UNITS by RACE/HISPANIC ORIGIN OF HOUSEHOLDER, 1980 and 1990

SOUTH BOSTON	1980		1990		: 1990-1980 Change		: PD/Boston Ratio2
	Number	Percent	Number	Percent	: Number	Percent	
All Occupied housing units	12,626	100.0%	13,081	100.0%	: 455	3.6%	: 0.97
White	12,514	99.1	12,733	97.3	: 219	1.8	: 1.36
Black	6	0.0	79	0.6	: 73	1216.7	: 0.03
American Indian, Eskimo, or Aleut	20	0.2	40	0.3	: 20	100.0	: 1.00
Asian or Pacific Islander	49	0.4	179	1.4	: 130	285.3	: 0.32
Other race	37	0.3	50	0.4	: 13	35.1	: 0.09
-----	-----	-----	-----	-----	-----	-----	: -----
Hispanic Origin	58	0.5	156	1.2	: 98	169.0	: 0.15
White, Hisp. origin	48	0.4	88	0.7	: 40	83.3	: 0.22
Black, Hisp. origin	0	0.0	8	0.1	: 8	N/A	: 0.05
All others, Hisp. origin	10	0.1	60	0.5	: 50	500.0	: N/A
-----	-----	-----	-----	-----	-----	-----	: -----
All minorities	160	1.3	436	3.3	: 276	172.5	: 0.10
White, Non-Hispanic	12,466	98.7	12,645	96.7	: 179	1.4	: 1.46
Black, Non-Hispanic	6	0.0	71	0.5	: 65	1083.3	: 0.03

Source: 1990, 1980 US Census STF1 Counts, Tables H8 - H11.

1- includes Whites of Hispanic origin

2- this ratio expresses relative concentrations, comparing the planning district to Boston as a whole

H 3: OCCUPIED HOUSING UNITS by TENURE and RACE, 1980 and 1990

SOUTH BOSTON	OWNER-OCCUPIED				RENTER-OCCUPIED			
	1980 Number	1990 Number	1990-1980 Number	Change Percent	1980 Number	1990 Number	1990-1980 Number	Change Percent
Occupied housing units	3,354	3,957	603	18.0%	9,272	9,124	(148)	-1.6%
White	3,298	3,922	624	18.9	9,216	8,811	(405)	-4.4
Black	6	3	(3)	-50.0	0	76	76	N/A
American Indian, Eskimo, or Aleut	20	7	(13)	-65.0	0	33	33	N/A
Asian or Pacific Islander	13	24	11	84.6	36	155	119	330.6
Other race	17	1	(16)	-94.1	20	49	29	145.0
-----	-----	-----	-----	-----	-----	-----	-----	-----
Hispanic Origin	13	16	3	23.1	45	140	95	211.1
White, Hisp. origin	48	15	(33)	-68.8	0	73	73	N/A
Black, Hisp. origin	0	0	0	N/A	0	8	8	N/A
All others, Hisp. origin	(35)	1	36	-102.9	45	59	14	31.1
-----	-----	-----	-----	-----	-----	-----	-----	-----
All minorities	104	50	(54)	-51.9	56	386	330	589.3
White, Non-Hispanic	3,250	3,907	657	20.2	9,216	8,738	(478)	-5.2
Black, Non-Hispanic	6	3	(3)	-50.0	0	68	68	N/A

Source: 1990, 1980 US Census STF1 Counts, Tables H8 - H11.

1- includes Whites of Hispanic origin

H 4: TENURE BY AGE OF HOUSEHOLDER, 1990

SOUTH BOSTON	Occupied Housing Units			Column Distribution			Row Distribution		
	Total	Owner	Renter	Total	Owner	Renter	Total	Owner	Renter
Occupied housing units:	13,084	3,958	9,126	100.0%	100.0%	100.0%	100.0%	30.3%	69.
Age of Householder:									
15 to 24 years	668	58	610	:	5.1	1.5	6.7	:	100.0
25 to 34 years	3,157	622	2,535	:	24.1	15.7	27.8	:	100.0
35 to 44 years	2,455	775	1,680	:	18.8	19.6	18.4	:	100.0
45 to 54 years	1,726	598	1,128	:	13.2	15.1	12.4	:	100.0
55 to 64 years	1,926	698	1,228	:	14.7	17.6	13.5	:	100.0
65 to 74 years	1,888	765	1,123	:	14.4	19.3	12.3	:	100.0
75 years and over	1,264	442	822	:	9.7	11.2	9.0	:	100.0

Source: 1990 US Census STF1 Counts, Tables H12.

**Profile 1 - General Characteristics of the Population
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District**

P6/8/10. Race and Hispanic Origin (Universe: Persons)										Hispanic Origin	
Total Persons					Not of Hispanic Origin					Number	PCT
Total Area (sq. miles)		White		Black		American Indian, Eskimo or Aleut		Asian or Pacific Islander		29,026	100.0%
Land Area		29,467		28,365		28,127		26,938		28,127	96.3%
Water Area		29,467		290		290		267		290	0.9%
Population Density: Persons per square mile of Land area		15,445		15,033		15,033		14,938		15,033	54.0%
P5. Sex (Universe: Persons)		Number	PCT	14,021		14,021		13,884		14,021	50.2%
Total		29,467	100.0%	28,365		290		267		28,365	95.4%
Female		15,445	52.4%	15,033		15,033		14,938		15,033	54.0%
Male		14,021	47.6%	14,021		14,021		13,884		14,021	45.8%
P7. Race (Universe: Persons)										Persons by Sex by Age (Universe: Persons)	
Total		Number	PCT	29,467		100.0%		29,467		29,467	100.0%
White		28,365	96.3%	28,365		28,365		29,467		29,467	98.1%
Black		290	1.0%	290		290		290		290	0.9%
American Indian, Eskimo, or Aleut		93	0.3%	93		93		91		91	0.3%
Asian Indian		91	0.3%	91		91		91		91	0.3%
Eskimo		2	0.0%	2		2		2		2	0.0%
Aleut		0	0.0%	0		0		0		0	0.0%
Asian or Pacific Isl.										Persons by Sex by Age (Universe: Persons)	
Asian		554	1.9%	554		554		554		554	1.9%
Chinese		546	1.9%	546		546		546		546	1.9%
Filipino		214	0.7%	214		214		214		214	0.7%
Japanese		52	0.2%	52		52		52		52	0.2%
Asian Indian		12	0.0%	12		12		12		12	0.0%
Korean		8	0.0%	8		8		8		8	0.0%
Vietnamese		7	0.0%	7		7		7		7	0.0%
Cambodian		242	0.0%	242		242		242		242	0.0%
Hmong		0	0.0%	0		0		0		0	0.0%
Laotian		3	0.0%	3		3		3		3	0.0%
Thai		0	0.0%	0		0		0		0	0.0%
Other Asian		8	0.0%	8		8		8		8	0.0%
Pacific Islander		6	0.0%	6		6		6		6	0.0%
Polynesian		5	0.0%	5		5		5		5	0.0%
Hawaiian		2	0.0%	2		2		2		2	0.0%
Samoan		0	0.0%	0		0		0		0	0.0%
Tongan		1	0.0%	1		1		1		1	0.0%
Other Polynesian		0	0.0%	0		0		0		0	0.0%
Micronesian		1	0.0%	1		1		1		1	0.0%
Guamanian		0	0.0%	0		0		0		0	0.0%
Other Micronesian		0	0.0%	0		0		0		0	0.0%
Melanesian		0	0.0%	0		0		0		0	0.0%
Other Pacific Isl., Other		0	0.0%	0		0		0		0	0.0%
Other Race		165	0.6%	165		165		165		165	0.6%
P3. Median Age by Race/Hisp Orig and Sex (Universe: Persons)										Hispanic Origin	
Total		Number	PCT	28,10		26.90		28,10		28,10	PCT
White		62	64	62		62		62		62	60.0%
Black		65	69	65		65		65		65	54.0%
Asian or Aleut		70	74	70		70		70		70	54.0%
Asian or Pacific Islander		75	79	75		75		75		75	54.0%
Other		80	84	80		80		80		80	54.0%
Other Race		85	88	85		85		85		85	54.0%

Report #91-15
 1990 Census of Population and Housing, Summary Tape File 1
 Area Name: South Boston
 State: MA

Profile 3 - Household and Family Characteristics

Area Type: Planning District

P1/2/3/15/17/17A. Persons, Households		P14. Sex by Marital Status		(Universe: Persons 15 Years and Over)	
Total Persons	29,467	Total Persons	24,914	Female PCT	Male PCT
Persons in Households	28,507	Never Married	10,038	13,216	11,698
Total Households	13,080	Now Married	10,644	5,049	5,595
Persons Per Household	2.18	Except Separated	42.7%	38.2%	47.8%
Persons in Families	20,317	Separated	8,370	33.6%	41.5%
Total Families	6,683	Widowed	9,244	3.7%	5.8%
Persons Per Family	2.90	Divorced	2,686	10.8%	16.4%
			2,290	9.2%	12.2%

P15. Household Type and Relationship (Universe: Persons)		P21. Household Type and Relationship (Universe: Persons Under 18)		P23. Household Type and Relationship (Universe: Persons 65+)	
Total	29,467	Total Persons	PCT	Total Persons	PCT
In Households	28,507	Total Households	96.7%	In Households	97.3%
In Family Households	20,736	In Householder or Spouse	70.4%	In Family Households	97.2%
Householder	6,683	Own Child	22.7%	In Householder	97.4%
Spouse	3,895	In Married Couple	13.2%	Spouse	97.8%
Child	8,328	Family	28.3%	Other Relative	95.2%
Natural-Born/Adopted	8,178	In Other Family	27.8%	Non-Relative	3.0%
Step	150	Male Householder,	0.5%	In Non-Family Households	0.7%
Grandchild	366	No Wife Present	1.2%	Male Householder	0.7%
Other Relatives	1,048	Female Householder,	3.6%	Living Alone	1.9%
Non-Relatives	419	No Husband Present	1.4%	Not Living Alone	4.6%
In Nonfamily Households	7,771	Other Relatives	26.4%	Female Householder	4.3%
Householder Liv. Alone	5,314	Non-Relatives	18.0%	Living Alone	10.1%
Householder Not Alone	1,085	In Group Quarters	3.7%	Not Living Alone	9.5%
Non-Relatives	1,372	In Institutionalized	4.7%	Non-Relatives	12.9%
In Group Quarters	960	Other Persons In	3.3%	In Group Quarters	12.9%
Institutionalized	386	Group Quarters	1.3%	Institutionalized	12.9%
Others in Group Quarters	574		1.9%	Others in Group Quarters	12.9%

P22. Relationship and Age (Univ.: Persons Under 18)		In Households		Persons in Group Quarters	
Total	5,353*	Total	Own Child	Total	Institutional
Under 18	5,353*	5,355*	4,929	344	0
Under 3 years	1,056	1,057	924	11	0
3 to 4 years	643	644	570	12	0
5 years	347	347	311	29	0
6 to 11 years	1,729	1,728	1,640	66	0
12 to 13 years	549	549	528	18	0
14 years	229	229	222	5	0
15 to 17 years	801*	801*	734	42	0
Under 3 years	19.7%	19.7%	18.7%	35.5%	15.9%
3 and 4 years	12.0%	12.0%	11.6%	18.0%	17.4%
5 years	6.5%	6.5%	6.3%	8.4%	10.1%
6 to 11 years	32.3%	32.3%	33.3%	19.2%	31.9%
12 to 13 years	10.3%	10.3%	10.7%	5.2%	4.3%
14 years	4.3%	4.3%	4.5%	1.5%	2.9%
15 to 17 years	14.9%	15.0*	14.9%	12.2%	17.4%

*Includes 13 Householders and spouses under 18 not shown separately.

Profile 4 - Household Characteristics
1990 Census of Population and Housing, Summary Tape File 1

Report #91-16
Area Name: South Boston
State: MA

Planning District
Households (Universe: Households)

P16. Household Size and Type (Universe: Households)		Households										Households									
1 Person																					
Male Householder																					
Female Householder																					
2 or More Persons																					
Family Households																					
Married Couple Family																					
With related children																					
No related children																					
Other Family																					
Male Householder, No Wife Pres.																					
With related children																					
No related children																					
Female Householder, No Husband present																					
With related children																					
No related children																					
Non-Family Households																					
Male Householder																					
Female Householder																					

P24/25. Households By Household Size/Type by Age of Members (Universe: Households)		Households										Households									
Households																					
5,313																					
2,249																					
Households With:																					
1 or more Persons																					
3,064																					
No Persons 60 Years and over																					
7,767																					
1 or more Persons 65 Years and over																					
6,682																					
No Persons 65 Years and over																					
3,894																					
1,637																					
P27. Household Type and Household Size (Universe: Households)																					
Households																					
5,789																					
All Households																					
1 Person																					
4,460																					
Households																					
3,778																					
1 or more Persons 60 Years & over																					
8,622																					
Households																					
6,594																					
1 or more Persons 65 Years & over																					
3,420																					
Households																					
9,650																					
9,739																					
No Persons 65 Years and over																					
1,637																					
P28. Household Type and Household Size (Universe: Households)																					
Households																					
5,314																					
All Households																					
1 Person																					
4,068																					
Households																					
3,786																					
1 or more Persons 60 Years & over																					
8,786																					
Households																					
1,886																					
1 or more Persons 65 Years & over																					
8,786																					
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H4. Urban and Rural Housing Units			H8/9. Tenure by Race of Householder (Universe: Occupied Housing Units)			H10/11. Hispanic Origin of Householder and Tenure (Universe: Occupied Housing Units)		
All Housing Units	Units 14,784	Units 0	Occupied Units 13,081	Occupied Units 3,957	Occupied Units 100.0%	Owner Occupied Units 3,957	Owner Occupied Units 100.0%	Renter Occupied Units 9,124
All Housing Units	0	0	All Races	100.0%	Pct	Pct	Pct	100.0%
Urban	0	0	White	97.3%	79	99.1%	8,811	96.6%
Inside Urbanized Areas	0	0	Black	0.6%	3	0.1%	76	0.8%
Outside Urbanized Areas	0	0	American Indian	0.3%				
Rural	0	0	Eskimo or Aleut	0.3%	7	0.2%	33	0.4%
Not Defined for This File	14,784	14,784	Asian or Pacific	0.4%	180	1.4%	155	1.7%
H1/2/3/5. Housing Units (Universe: Housing Units)			Islander	0.4%	50	0.0%	49	0.5%
All Housing Units	Housing Units 14,784	Housing Units 100.0%	Other Race					
Occupied	13,080	88.5%						
Owner Occupied	3,958	26.8%						
Renter Occupied	9,123	61.7%						
Vacant	1,702	11.5%	---- Not of Hispanic Origin					
For Sale Only	1,039	7.0%	- Hispanic Origin -					
For Rent	137	0.9%	Occupied					
For Sale Only, Not Occupied	167	1.1%	Owner Occupied					
Rented or Sold, Not Occupied			Renter Occupied					
For Seasonal, Recreational	25	0.2%	Occupied Units					
Or Occasional Use	0	0.0%	Occupied Pct					
For Migrant Workers	335	2.3%	Units Pct					
Other Vacant			156 100.0%					
All Housing Units	Housing Units 14,784	Housing Units 100.0%	All Races	12,924	100.0%			
Occupied	13,080	88.5%						
White	12,644	97.8%						
Black	70	0.5%						
Amer. Indian/								
Esk./Aleut								
Asian/Pacific								
Islander								
Other Race								
H14/15/16. Average Rooms by Tenure and Vacancy (Universe: Housing Units)	Average Rooms 67,811	Average Rooms 4.59	H12. Tenure by Age of Householder (Universe: Occupied Housing Units)					
All Housing Units	Occupied Units 60,363	Occupied Units 4.61	Occupied Units 13,080	Occupied Units 100.0%	Owner Occupied Units 3,958	Owner Occupied Units 100.0%	Renter Occupied Units 9,126	Renter Occupied Units 100.0%
Occupied	23,712	5.99	Total					
Owner Occupied	36,651	4.02						
Renter Occupied								
Vacant	7,448	4.38						
Vacant	4,317	4.15	15 to 24 Years					
For Sale Only	597	4.36	25 to 34 Years					
Rented or Sold/Not Occupied	850	5.09	35 to 44 Years					
For Seasonal, Recreational			45 to 54 Years					
Or Occasional Use			55 to 64 Years					
For Migrant Workers			65 to 74 Years					
Other Vacant			75 Years & over					

H17/18. Tenure by Persons In Unit (Universe: Occupied Housing Units)										H13. Rooms (Universe: Housing Units)									
Occupied Units					Owner Occupied Units			Renter Occupied Units		Occupied Units					Rooms			(Universe: Housing Units)	
	Units	Pct.	Units	Pct.	Units	Pct.	Units	Pct.	Units	Pct.	Units	Pct.	Rooms	Pct.	Rooms	Pct.	Housing Units	Pct.	
Total	13,080	100.0%	3,958	100.0%			9,123	100.0%									248	1.7%	
1 Person	5,314	40.6%	1,219	30.8%	4,094	44.9%	1 Room									804	5.4%		
2 Persons	3,777	28.9%	1,194	30.2%	2,582	28.3%	2 Rooms									3,090	20.9%		
3 Persons	1,884	14.4%	614	15.5%	1,270	13.9%	3 Rooms									4,017	27.2%		
4 Persons	1,142	8.7%	465	11.7%	676	7.4%	4 Rooms									3,273	22.1%		
5 Persons	569	4.4%	269	6.8%	299	3.3%	5 Rooms									1,635	11.1%		
6 Persons	261	2.0%	121	3.1%	140	1.5%	6 Rooms									405	2.7%		
7 or more Persons	136	1.0%	74	1.9%	62	0.7%	7 Rooms									673	4.6%		
Total																14,784	100.0%		
H17A/18A/19/20. Persons in Occupied Housing Units																			
Persons Occupied	28,507		9,944		18,554														
Persons per Unit	91.04		94.23		84.50														
Percentage of Persons	100.0%		34.9%		65.1%														
H21/22. Tenure by Persons Per Room (Universe: Occupied Housing Units)																			
Persons Per Room	Occupied Units	Pct.	Owner Occupied Units	Pct.	Renter Occupied Units	Pct.													
Persons Per Room	8,917	68.2%	2,860	72.3%	6,056	66.4%													
0.50 or Less	3,797	29.0%	1,028	26.0%	2,770	30.4%													
0.51 to 1.00	285	2.2%	56	1.4%	228	2.5%													
1.01 to 1.50	72	0.6%	12	0.3%	60	0.7%													
1.51 to 2.00	10	0.1%	1	0.0%	9	0.1%													
2.01 or More																			
Total	13,080	100.0%	3,958	100.0%	9,123	100.0%													
H40. Vacancy Status by Duration of Vacancy (Universe: Vacant Housing Units)																			
Total	Vacant	Pct.	Vacant For Rent	Pct.	Vacant Sale Only	Pct.													
	1,702	100.0%	1,036	100.0%	137	100.0%													
Less Than 2 Months	378	22.2%	222	21.4%	12	8.8%													
2 to 6 Months	494	29.0%	355	34.3%	29	21.2%													
6 or More Months	828	48.6%	459	44.3%	96	70.1%													
H39. Age of Householder by Meals Included in Rent (Universe: Specified Renter Occupied Housing Units)																			
Total	All Ages	Pct.	Under 65 Years	Pct.	65 Years & Over	Pct.													
With Cash Rent	9,097	100.0%	7,165	100.0%	1,932	100.0%													
Meals Included in Rent	8,965	98.5%	7,082	98.8%	1,883	97.5%													
No Meals Included in Rent	14	0.2%	12	0.2%	2	0.1%													
No Cash Rent	8,951	98.4%	7,070	98.7%	1,881	97.4%													
	132	1.5%	83	1.2%	49	2.5%													

H23. Value (Universe: Specified Owner Occupied Housing Units)		H24/25/26/27/28. Units and Value by Race and Hispanic Origin of Householder (Universe: Specified Owner-Occupied Housing Units)		H23/34/35/36/37. Units and Contract Rent by Race and Hispanic Origin of Householder (Universe: Specified Renter Occupied Housing Units)	
Specified Owner Occupied					
Less than \$15,000	1,412	100.0% 11	Total 0.8% 0.2%	Units 1,412	Aggregate Value \$ 209,681,563 \$ 148,500
\$ 15,000 to \$ 19,999		3	White 0.1%	1,397	207,501,563 \$ 85,000
\$ 20,000 to \$ 24,999		2	Black 0.1%	1	647,500 \$ 1,447,500
\$ 25,000 to \$ 29,999		2	American Indian, Eskimo 0.2%	5	129,500 \$ 160,833
\$ 30,000 to \$ 34,999		3	or Aleut 0.2%	9	*, **, ***
\$ 35,000 to \$ 39,999		3	Asian or Pacific Islander 0.6%	0	
\$ 40,000 to \$ 44,999		9	Other Race 0.1%	0	
\$ 45,000 to \$ 49,999		2			
\$ 50,000 to \$ 59,999		16			
\$ 60,000 to \$ 74,999		53			
\$ 75,000 to \$ 99,999		193			
\$ 100,000 to \$ 124,999		265			
\$ 125,000 to \$ 149,999		228			
\$ 150,000 to \$ 174,999		254			
\$ 175,000 to \$ 199,999		158			
\$ 200,000 to \$ 249,999		126			
\$ 250,000 to \$ 299,999		56			
\$ 300,000 to \$ 399,999		16			
\$ 400,000 to \$ 499,999		7			
\$ 500,000 or more		4			
		0.3%			
H32. Contract Rent (Universe: Specified Renter Occupied Housing Units)		H23/34/35/36/37. Units and Contract Rent by Race and Hispanic Origin of Householder (Universe: Specified Renter Occupied Housing Units)		H32a/32B/32C. Contract Rent (Universe: Specified Renter Occupied Housing Units)	
Specified Renter Occupied					
With Cash rent	9,097	100.0% 9,097	Total Pct	Units 8,965	Aggregate Rent \$ 3,851,267
Less than \$100	8,965	98.5%	White 3.3%	8,657	3,736,897
\$ 100 to \$ 149	302	3.3%	Black 11.1%	74	\$ 22,003
\$ 150 to \$ 199	1,011	11.1%	American Indian, Eskimo 0.8%	33	10,489
\$ 200 to \$ 249	633	7.0%	or Aleut 5.8%	154	63,674
\$ 250 to \$ 299	532	5.8%	Asian or Pacific Islander 6.5%	48	18,203
\$ 300 to \$ 349	458	5.0%	Other Race 6.6%	3	318
\$ 350 to \$ 399	592	6.5%			\$ 413
\$ 400 to \$ 449	602	6.6%			\$ 379
\$ 450 to \$ 499	876	9.6%			
\$ 500 to \$ 549	562	6.2%			
\$ 550 to \$ 599	853	9.4%			
\$ 600 to \$ 649	513	5.6%			
\$ 650 to \$ 699	595	6.5%			
\$ 700 to \$ 749	374	4.1%			
\$ 750 to \$ 999	329	3.6%			
\$ 1,000 or more	571	6.3%			
No Cash Rent	163	1.8%			
	132	1.5%			

Profile 8 - Housing Unit Structural Characteristics
1990 Census of Population and Housing, Summary Tape File
Area Type: PI

Area Name: South Boston
State: MA

Area Type: Planning District

H29/43. Units and Value by Units in Structure (Universe: Owner-Occupied Housing Units)		H30. Vacancy Status (Universe: Vacant Housing Units)		
Total	Units	Aggregate Value	Specified Vacant For Sale Only	
	3,958	\$ 671,715,769	\$ 169,711	
Total	Units	Aggregate Value	All Other Vacants	
Single Unit	1,489	\$ 220,858,563	\$ 148,327	
1, Detached	1,520	\$ 76,552,824	\$ 147,217	
1, Attached	969	\$ 144,305,739	\$ 148,206	
Multi Unit	2,429	\$ 444,387,206	\$ 183,198	
2	834	\$ 149,873,023	\$ 179,704	
3 or more	1,595	\$ 295,114,183	\$ 185,025	
Mobile Home or Trailer	0	\$ 0	\$ 0	
Other	39	\$ 5,870,000	\$ 150,513	
H41/42/43. Units in Structure (Universe: Housing Units)		H31. Price Asked (Universe: Specified Vacant-for-Sale Housing Units)		
Total	Units	Total	Units	
		Pct	Pct	
Single Unit	14,784	100.0	13,080	100.0
1, Detached	2,117	14.3%	1,981	15.1%
1, Attached	659	4.5%	619	4.7%
Multi Unit	12,513	84.6%	1,362	10.4%
2	2,149	14.5%	10,951	83.7%
3 or 4	6,129	41.5%	1,949	14.9%
5 to 9	1,778	12.0%	814	6.3%
10 to 19	1,325	9.0%	478	3.7%
20 to 49	862	5.8%	149	1.1%
50 or more	270	1.8%	217	1.7%
Mobile Home or Trailer	0	0.0%	4	0.0%
Other	155	1.0%	0	0.0%
H43/44. Aggregate and Average Number of Persons by Tenure in Structure (Universe: Occupied Housing Units)		H32. Occupied Housing Units in Structure (Universe: Persons in Occupied Housing Units)		
Total	Aggregate Persons	Average Persons	Owner Occupied Units	
	28,507	9,944	9,944	
			Renter Occupied Housing Units	
			Aggregate Persons	
			Average Persons	
			18,564	
			2.03	
Single Unit	5,504	2.78	4,250	2.85
1, Detached	1,725	2.79	1,493	2.87
1, Attached	3,779	2.77	2,757	2.85
Multi Unit	22,669	2.07	5,593	2.30
2	4,600	2.36	2,819	2.68
3 or 4	10,847	2.04	2,819	2.21
5 to 9	3,165	1.98	193	1.69
10 to 19	2,446	2.08	197	1.67
20 to 49	1,255	1.95	146	1.62
50 or more	356	1.34	0	0.0%
Mobile Home or Trailer	0	0.0%	0	0.0%
Other	337	2.28	100	2.56

